

February 7, 2022

The meeting of the Little Creek Town Board was called to order at 7:17 pm by Mayor Glenn Gauvry. Three Commissioners were present, Judy Hegman, Theresa May and Penny Gentry and 13 townspeople, Susan Freeze, Clay Crommett, Carol Pauleo, Ed Strouse, Adrienne Hegman, Carol Williams, Bill Clark, Doug Hegman, Megan Scott, Scott Bundek, Darla Courtney, Jason Courtney, and Steve Galvin.

The minutes of previous meeting were accepted in written form and a motion was made by Theresa and seconded by Judy to accept the minutes, after corrections under the ARPA Section, down 24 lines where it says sound should be south. Motion carried.

Judy read the Treasurer's Report and a motion was made by Penny and seconded by Theresa to accept the Treasurer's Report. Motion carried

Judy read a list of bills. A motion was made by Penny and seconded by Theresa to pay all bills. Motion carried

COMMUNICATIONS

Mosquito Control contract for spraying for 2022. Will send contract back with new contacts for 2022, Ed Strouse and Adrienne Hegman for spraying notifications.

Census Boundary Survey for 2022.

Email from Delaware State News regarding receiving of invoices. Currently being sent in the mail. Do we want to continue that way or send electronic. Keep using current method of sending in mail and new Council can change.

FIRE COMPANY REPORT

Scott gave report on house fire at 326 Main Street that resulted in the deaths of a 9 year old girl and 42 year old woman and injuries to three other residents of the home. Cause being investigated by State Fire Marshal and Alcohol, Tobacco and Firearms.

OLD BUSINESS

Town Watch – Ed reported that four people from Town did attend, but there was no meeting. No notice was sent out that they weren't meeting. Ed did reach out to Kent County Crime Watch in reference to them coming here and helping setting up the Crime Watch Program, however, they declined to come due to COVID concerns. Reached out to Director, gentlemen who was Chairman, who came to our meeting with Chick Glanden and he never called Ed back. Did send them the documents he typed up, Charter for Town Watch and what we are trying to do they are

at least said they would look at those for us and provide suggestions and get them back. Ed is waiting for that to hold meeting get the Block Captains set up wants to have that document. They were concerned with COVID now that the mask mandate is being lifted and other things maybe we can get them out. Glenn talked to Detective Diaz who was at the fire scene. He was looking for cameras that might have shed some light on the front of house. Glenn did tell him to contact Clay. Alan Angel wants to give \$1000, from an inheritance he received from his father, to the Town for the sole use to be used in the Town for Town Watch. He wanted to present at this meeting, but Glenn asked him to postpone that for a month or so until we switched over Commissioners and meeting back in fire house. He felt that this wasn't the respectful format of such generosity and would rather wait. So there is a \$1000 check that may be able to go towards door bell cameras or whatever you think it should go. He would like to give this to the Town on behalf of his father for the purpose of adding security to residents in Town.

Code Enforcer – noting to report. No correspondence.

Renters Report – nothing to report. Renter's ordinance and rental fees. Fees are additional revenue stream for Town which results in a couple thousand dollars income per year. Be aware that rental properties owe an annual fee and they owe for 2022. In the Rental Ordinance is a requirement that all Rental properties to be annually inspected for health and safety issues, along with a number of other things. Whoever handles can piggyback with Code Enforcer. Fire Company already said they would be willing to go with Code Enforcer and go into these rental properties to make sure they meet health and safety requirements like smoke detectors installed, not get involved with code violations, but could go in and make sure they are safe. In light of what just happened in Town this is even more important that rental properties subject themselves, the Rental property owners, to that type of inspection moving forward in this coming year. Adrienne had a question does this apply strictly to properties where the owner is not there on a daily basis or would it apply to the Duck Shop, has someone living upstairs?. Good question just got into this a year ago and our biggest challenge is trying to find out where the rental properties were. Do not have an answer for that. Initially what we were looking at was people who buy properties and do not live in Town and don't necessarily have a vested interest in the growth or health of our Town, live somewhere else then rent out the property. Those are the ones we were most focused on initially. There are people who do have family members who might be living in their house and charging them rent, don't consider them a renter in that sense. This is something the new group of Commissioners will have to sort out what they think is appropriate for our Town or not. People who don't live in Town applies to them.

Dog Park – muddy and Play at Your Own Risk. Quite popular people are still using it. Doug will still help with Park and need someone to help since Susan will be leaving. Judy will be turning all her keys over at the March meeting. She will not be ordering anything else. Jason can help Doug with Dog Park. Need younger people to help. Susan will be here until end of March, taking a trip for a few weeks but will be leaving for Maine in May through September. Have received wonderful feed-back from people about how wonderful the Dog Park is. Bill Clark had the idea of doing signage on Dog Park, which was a great idea, and could be an additional source

of revenue for Town. Tom Antonio did turn over to his Advertising Company and they did a really good job of looking at where potential signage could be and maximum size would be 4' x 8'. They did a net monthly rate for what they thought they could get they go from 1 year \$150/month, 6 month \$175/month, 3 months \$200, 1 month \$300 bargain if you go for full year get 50% off. Put together a rate card and nice promotional piece so they could hand this out, it is nicely done. His firm willing to secure advertisers for these signs at no cost. So once our new Town Council makes a decision how they want to proceed with this they can turn over to his firm and in terms of finding advertisers. What still will be required, couldn't cram it in this month, since there are several loose ends. New Land Use Development Ordinance will need to be reviewed in terms of how we handle signage at Dog Park, which wasn't part of the original thinking and will need to be looking at things like the duration that someone is allowed put them there, size, materials, percentage of the total fence we might want to have occupied. Probably will need through Town Solicitor a contract drawn up between the Town and the advertiser because the Town will basically be the renter of the space, so some type of contract giving the Town the rights to remove the sign for non-payment, if the sign deteriorates or becomes unsightly that sort of thing. The good part is that we've got a firm willing to help us make money off them and not make any money off of us. All that will be requires if for the new Town Council to iron out that relationship they want to have with these renters and the controls they want to have over this type of signage then can start making money off it. Get to quickly with warmer weather coming up would be the time to sell ad space as more people start to come out to use the park it would have more value. We are pretty close to having that done and know that Joe wants to be one of the advertisers. FYI to new Town Council, have received some decent donations throughout the year for Park. Have a sign stating it is supported by donations and people do donate. Had \$1000 donation to help with the new pump heads that weren't working properly. Had other donations of \$50 or \$100 here or there. Have a feeling that the more time spent over there might be able to tweak that a little bit. Commissioner Angel working with Glenn for over a year on this, there is a company in Kent County that makes shade canopies for various venues, some permanent and some temporary. He approached them a while back about creating some canopies free of cost in exchange for some form of promotion on their behalf. They've been really busy but things are starting to move to the point where he thinks they could do that soon. So he is going to be the liaison for getting that together but we'll have to figure out where we want them and the size. Might want to ask the people who are always there where they might like to see a canopy, sure they will tell the right spot. So canopies can be coming while the several small trees will their 15- 20 years to grow.

Traffic calming – Bill Clark drafted an excellent letter to Governor Carney about our traffic situation. We've been working this traffic situation for years on a lot of different fronts simultaneously. Sometimes one moved a little further than the other, we've never really gotten it to a point where we've solved our problem. The most traction we got and continue to have is a result of Clay's reporting, which now goes out to a lot of various agencies and what it does is it gives creditability to everything else rather than just being some people who are complaining about traffic, we can put some data behind it, good solid data. One stone we didn't turn was a letter to the Governor and Bill offered to draft up that letter. Glenn signed and letter did go out.

Have not heard anything back from the Governor's office.

ARPA – Bill wrote to lady at law firm in Wilmington the first week in January and asked her to tell him how to use funds to alleviate flooding in south part of the Town. She did not respond so when he noticed how much time had passed he wrote her a message again and still has not heard from her. She did say she thought we could use the \$17,000 for water mitigation efforts so we'll see what we can do. Need to follow up with Fire Company if reimbursed for COVID expenses. That is something that Ed, Adrienne and Scott can work out. The key there is accounting so we need to make if the money was already spent and they are being reimbursed it needs to make sure that the money that was spent did not come from another grant of some sort. If it came out of general expenditures can be reimbursed for that but if it came out of another grant then your reimbursing funds that came from another grant and that could be problematic. Have another 1 ½ years to spend month, still have time.

Cavaliers – Glenn reached out to Aaron Black, spokes person for the LLC that owns property. Thought by now, since he's been saying this for several months, paperwork had been signed for mystery person or persons that bought it. Paperwork not finished yet so he will not say who it is. Glenn knows who it's not so it's nobody we know. So the only thing he can say to inform the New Commissioners is that between our updated Comprehensive Management Plan and new updated Land Development Ordinance is that anybody who buys that property will not be able to do anything with it other than what we have always wanted to see happen down there. So you have all the tools that you need to maintain all control that you might have to see that that gets developed in a manner that is in keeping with what the Town wants to have. The tools are there, they didn't exist before, but they are there now. So it should just be a matter of making sure get what we want. Have the tools to do that.

Village Inn – Tom Antonio purchased. He had an engineering firm to go out and take a look at it to find out, since everybody said it would need to be torn down too much money would have to go into it, it would have to be elevated to meet the FEMA requirements. He hired an engineering firm to go see if that was true or what could be done to keep it. He did find out that some of that structure needs to be removed since it was not permitted in the first place. A good bit of that structure that is sound and can be rehabbed and used and its Glenn's understanding that is what he intends to do with it. Going to try to create two or three retail outlets in that space so in the coming months he should start to do that work. Might have a little retail area across the bridge.

Storm Water – Hydrology report of our Town is finished. Glenn got to see it. Had a meeting with Duffield Engineers and U of D Coastal Resiliency Design Studio to go over report, about 118 pages, but 20+ pages that are the meat of the matter the rest is supporting research behind those 20+ pages. A few changes that came from the meeting and would like to see reflected in the report. The changes should be being made this week and next week Glenn should have final report. At which point Glenn will post that to our website and will make notice of that posting on the Little Creek Residents face book page as well. The thing to keep in mind is that we now have people on the Town Council now that are at both ends of Town. This report encompasses

from the Stone Tavern north, does not go to the south. The reason for that is that it was determined that it would be too big to get funding to do the entire Town all at once. Easier to break it out into two pieces. So the north part was the one that was thought to be easier to get around so we got the funding through the assistance of the University of Delaware partners and the CTF fund from Rep. Carson and a grant and the total of that was \$49,000 and that is what went into report and it's pretty comprehensive. What we were looking to be able to do need to do is to determine whether we could be in charge of our flooding situation in-house, right now we're relying on our water supposedly going into properties that aren't part of our Town boundaries and those properties, those avenues of egress have been silted in and the topography has changed. The amount of work that will need to be done on it is going to be fairly extensive. So as initial step looking to see if we could create containment areas within our Town limits that would mitigate the flooding that we have in the north end and it appears from this study that we can. One of the other areas we are looking at that would be of interest to Sam and to Carol, who has the ditch between their properties, is that that was looked at too as to what needs to be done. When you get a chance to look at it you will start to see that there's a path forward for mitigating the flooding on the north end and but that has to tie into the flooding situation on the south end, which is another study and the U of D people are already looking at grants and they want to move fast on it and they feel that they can get this study in place going forward by Spring. As soon as we get that second half of the study done can start looking at the engineering to do the work and can start looking at the money to get it all done. Sticker shock everything will probably run about 3 million dollars. Anybody that thinks that there is any quick fixes to our flooding problem needs to read this report because there isn't. This has been a long time coming and a lot of deterioration on our existing system and there have been a lot of things that have changed in the environment around our Town and we need a fresh modern approach towards the survival of this Town as a coastal municipality and these studies and these approaches are our future. Will post on website.

Town Website - Glenn started Town website 2014 did that in partnership with the State Government Information Center and has managed and expanded it ever since 2014. At the end of the month will be relinquishing the responsibility to the new Town Council. He needs is someone who is willing to handle that and let him know and he will give them passwords and the names of the people he worked with with the State whenever something beyond his capability or beyond what the site allows us to do on our own. It is not that complicated familiarity with word press would be helpful but didn't know how to use it and learned it. Will see through to the new Town Council get all the minutes posted and anything relevant to the transition of governance then will step aside.

Elections – today was the deadline for the 5 open seats. 5 people agreed to fill these seats. For the 3 two year terms, those that filed, Ed Strouse, Adrienne Hegman and Theresa May. For the 2 one year terms, Carol Pauleo and Jason Arrington filed for those positions. No other people filed so no election will be needed on March 5. Notice will be posted in paper and other locations that no election needed and will also give names of those who filed and terms they filed for. Board of Elections will also be notified. Glenn will post names on website and get it over the Little Creek

Resident's Face book page.

Next month's meeting will be the swearing in and the current Town Board will be finished either Saturday or Sunday before the next meeting. The swearing in will be at 6:30 p.m. with the regular Town Board meeting to follow at 7:00 p.m. with newly sworn in Commissioners. The swearing in of the new Town Board will be at 6:30 p.m. at the Fire House. Alan Angel will do the swearing in of the new Town Board.

NEW BUSINESS

Ed stated have to see how things go with New Council in place. Wanted to thank everyone who did serve on the Council who is no longer running or resigned. A lot of work has been done as Glenn pointed out and you know a lot of things have been put in place that weren't there before and hopefully he and the other people will continue taking the Town forward and we greatly appreciate the multiple years of service everybody gave. From him personally thank you and continue on the great work you have done. Glenn remarked nobody wants them to fail and have every confidence they will succeed and they are younger. Told him former members are a phone call or knock on the door or email away so to the extent we can be of any help help we are here.

Carol Williams pointed out that it is in our interest that we all live here and should all contribute something at some point. Everybody has something to give and we all live here and we all want it to be safe so contribute a little bit of your time wherever you can and thank everyone for their time too.

Glenn point out banner by Penny's house getting ready to come off pole and needs a ladder truck to take it down.

Motion made by Theresa and seconded to Judy to adjourn at 8:22 p.m.

Respectfully submitted,

Penny J. Gentry
Secretary